

CITY OF SAN DIEGO AIRPORTS ADVISORY COMMITTEE

MINUTES

Meeting of September 13, 2005

Experimental Aircraft Association Hangar, Brown Field

MEMBERS PRESENT: Buzz Fink (Special Expertise), Rick Beach (Special Expertise), Jackie Ander (Serra Mesa Community Planning Group), Buzz Gibbs (Kearny Mesa Planning Group), Juan Escalante (Brown Field Aviation Tenant), Scott Hasson (Tierrasanta Community Council), Gerald Blank (Montgomery Field Aviation Tenant), Kevin O'Donnell (Special Expertise), and Kathy Monsour (Clairemont Community Planning Committee).

MEMBERS ABSENT: Cindy Ford (Montgomery Tower).

STAFF PRESENT: Larry Gardner, Tracy Means, Terry Price, Mike Tussey, Bill Dalby, Matt Anderson, Phillip Miller, Debi Bevier, Wayne Reiter, Chris Cooper, Phil Miller, Jack Farris, Mona Favorite-Hill and Carol Young.

GUESTS: Enrique Sanchez, Chuck McGill, Reg Finch, Larry Rothrock, Fred George, Tom Ricotta, Dennis Cullum, John Alley, Vinnie Siciliano, Don Griffith, William Rowell, Fred Willert, Ken Smith, Tom Sarvis, Merv Cashmare, Maurice Argoud, Carl Lewis, R.S. Ryan, Denryk Cullison, Ron Miller, Frank Curry, Bill Schenkel, Ray Riche, J.H. Aldrich, Joseph Russo, Paul Hancon, John Thomson, Ralph Pierson.

1. CALL TO ORDER

The meeting was called to order at 1506 by Chairman Fink, who announced that a quorum was present. Chairman Fink recognized Larry Rothrock, President of EAA, Chapter 14. Mr. Rothrock described EAA and its activities and welcomed the AAC to Brown Field. He announced that there would be two meetings at EAA in the near future, each featuring a candidate for Mayor. He asked if the Airport could waive the \$100 fee for each meeting. Larry Gardner said he could look into it.

2. APPROVAL OF MINUTES

The minutes of the August 9, 2005 meeting were approved with changes. The changes were: On page 2, the word "not" was inadvertently included in the sentence describing the status of the plans for the northwest heliport. The other change was to correct the spelling of Kathy Monsour's name.

3. PUBLIC COMMENT

Fred George asked if parties responsible for lawsuits against the Airports Division have been identified and what action has been taken. Larry Gardner said the response to that question would be provided at the next meeting.

4. AIRPORT DIRECTOR'S REPORT

Director Tracy Means thanked the EAA for hosting the meeting today.

Organizational Audit

The Airports Division will be hiring a consultant to conduct a management and operational review of the division. A sub-committee has been formed to oversee the audit. Buzz Fink will participate. The audit will:

1. Measure the division's operations and business activities.
2. Measure performance and compare with other similar airports.
3. Recommend best management practices and insure best customer service at the lowest cost.

AAC Vacancies

Gerald Blank is heading a sub-committee to look into how best to advertise and fill vacancies on the Committee. He recommends updating the website and utilizing it more to announce AAC activities. The web site is now being updated with the addition of an AAC link that will contain agenda, minutes, announcements, etc. Gerald is developing a protocol for advertising and filling vacancies. At this time there are two vacancies, a Brown Field user group representative, and a user group representative from Montgomery Field. The goal is to have both filled within 60 days. Ms. Means said that a press release was made today announcing the vacancy.

Reorganization

As of July 1 the Airports Division is a division of the General Services Department, under the direction of Larry Gardner. Two Property Agents have been returned to the Airports Division but property issues are still under the authority of Real Estate Assets. Deputy City Manager Richard Mendez oversees both departments. General Services Department has over 700 employees and a Public Information Officer which can be utilized by Airports Division.

Ms. Means announced that she had been in communication with Air Navigant, a company that supplies security video equipment. She asked if there was any interest in such equipment on the part of the Committee. Buzz Gibbs said he had received a proposal from Air Navigant at Palomar Airport that was quite expensive, in the neighborhood of \$50,000. The AAC indicated an interest in seeing a demonstration. Ms. Means will schedule the meeting.

Airport Improvement Projects

Ms. Means introduced Phil Miller, the Brown Field Airport Manager. Mr. Miller introduced his staff who were present and presented the following report:

Electrical Upgrade

This project will upgrade runway and taxiway lighting and signs, install PAPIs and REILs, replace the electrical vault, and install an airport lighting control panel. The plans and specifications are complete. The City Council will be asked to approve the plans and authorize bidding.

Pavement Rehabilitation

All paved areas have been slurry sealed. Markings have been repainted including the Customs box.

Other work

Repairs have been made to Sikorsky Street, the road to the tower, and the road to the crash shelter.

Chairman Fink asked if the funding for the electrical project was withdrawn by the latest FAA

finding of non-compliance. Director Means responded that she wasn't sure but she had requested clarification from FAA on that issue. The cost of the project has risen from \$1.8 million to \$3.2 million.

Tom Ricotta asked what plans the City had to utilize the Paladin area. Carol Young responded that there would likely be an RFP issued for it.

There were questions regarding pending litigation between the City and Brown Field Aviation Ventures. Carol Young said a settlement is expected soon.

Director Means introduced Richard Mendes, Deputy City Manager who oversees the General Services Department and the Real Estate Assets Department.

Montgomery Field

Mike Tussey, Montgomery Field Airport Manager, reported on Montgomery Field projects.

Fencing

Phase 2 will start soon which consists of replacing the old fence that was not included in Phase 1. A pre-construction meeting will be held in about a month. Buzz Gibbs asked if a gate into Lot 3 could be considered in phase 2. Mr. Tussey responded that it was too late to include it in the existing plans, however it could be considered by issuing a change order.

North Port

The proposed heliport will consist of a heliport and three pads. Advertising for bids will be September 16. Bid opening will be October 21.

Helicopter Issues

Bob Basso had previously asked for standard helicopter arrival and departure routes for Montgomery Field. Mr. Tussey had discussed it with the tower and it may be possible. A meeting will be held soon with all relevant parties.

Director Means provided background on the airport land use issue at Brown Field. The problems relate to the City's leasing practices. FAA first inspected the airport in June of 2004 to determine compliance. Non aviation uses have existed at Brown for many years on short term leases as the City attempted to generate revenue there. FAA now wants to eliminate such nonconforming uses and market and develop the airport for aeronautical uses. Ms. Means wants to develop and issue an RFP for aeronautical uses with the help of the AAC sub-committee. She will continue to plan for improvements while compliance is being achieved. General discussion followed regarding what the FAA wanted to see in a plan to achieve conformance. It was pointed out that non aviation uses usually provide the majority of revenue on general aviation airports, 75% on average. Discussion continued on the City's draft response to the FAA letter of August 4, 2005. Larry Gardner will meet on Friday with several AAC representatives and Tracy Means to work on a final response.

There were questions regarding the use of airport enterprise funds to pay settlement costs of litigation. Debi Bevier, Deputy City Attorney, responded that when the litigation was airport related it was appropriate to use airport funds. Discussion followed on this issue. It will be

included on the next month's agenda.

A **MOTION** was made (Blank) that the Committee recommends that the \$100 fee for each public of the two meetings at EAA be waived. Seven voted in favor and one abstained.

5. OLD BUSINESS

Director Means read a memo from Tait Galloway of the City Planning Department regarding the Airport Authority's plan to hold a public workshop within 60 days on the draft Airport Land Use Compatibility Plans (ALUCP).

Terry Price described the latest comments submitted by the Airports Division staff to the City Planning Department relating to proposed changes to the ACLUPs.

The next meeting agenda will include an update on the Gibbs leasehold and Square one Development.

Gerald Blank would like to see more attention given to aircraft security and theft prevention on the transient ramp. Mike Tussey will look into signage. Buzz Gibbs stated that he had a different view than Gerald. No other airports that he knew of require anti-theft measures.

The Chair accepted nominations for a Vice Chair. Rick Beach was nominated. There were no other nominations. All voted in favor.

The Chair stated that upon approval of the Otay Mesa Planning Group. Tom Ricotta would be the new representative of that group to sit on the AAC.

Gerald blank **Moved** that the AAC recommend Chuck McGill to fill the vacancy on the Committee to represent an Airport User Group from Montgomery Field. All voted in favor.

6. NEW BUSINESS

Committee Member Jerry Blank requested that Transient Ramp parking fees be discussed at the next meeting.

7. ANNOUNCEMENTS

Jackie Ander announced that the Serra Mesa Community Fair would be held on Saturday, September 16, 2005 at the corner of Sandrock Road and Greyling.

Chairman Fink announced that three local skydivers had won one gold and two bronze medals at the National Skydiving Championships.

8. ADJOURNMENT

The meeting was adjourned at 1700. The next meeting will be held at Montgomery Field on October 11, 2005 at 3 p.m.

ACTIONS:

A **MOTION** was made (Blank) that the Committee recommends that the \$100 fee for two public

meetings at EAA be waived. Seven voted in favor and one abstained.

Gerald Blank **Moved** that the AAC recommend that Chuck McGill be appointed to fill the vacancy to represent an Airport User Group from Montgomery Field. All voted in favor.

Rick Beach was nominated and elected to fill the Vice Chair position.

Respectfully submitted,

Terry Price